

Before the Board of Zoning Adjustment, D.C.

PUBLIC HEARING -- December 13, 1967

Appeal No. 9443      Frank A. Custeel, appellant.

The Zoning Administrator of the District of Columbia, appellee.

On motion duly made, seconded and unanimously carried, the following Order was entered at the meeting of the Board on December 13, 1967.

EFFECTIVE DATE OF ORDER - May 9, 1968

ORDERED:

That the appeal for permission to change nonconforming use from auto repair shop to sales and repair of antiques, hardware sales, and auction house at 232 - 11th Street, SE., lots 94,95 and 812, square 990, be conditionally granted.

FINDINGS OF FACT:

- [1] The subject property is located in an R-4 District.
- [2] The property is improved with an old two story and part one story brick structure used as a gasoline station and repair shop.
- [3] It is proposed to renovate the property and use it as an antique shop. The auction portion of the appeal is to permit the disposition of various items that are obtained and difficult to sell.
- [4] The front portion of the property will be used for parking.
- [5] The Capitol Hill Restoration Society and the Capitol Hill Southeast Citizens Association support the granting of this appeal.
- [6] There was no opposition to the granting of this appeal registered at the public hearing.

OPINION:

We are of the opinion that this use of the subject property will have no adverse affect upon the present character and future development of the neighborhood and will not substantially impair the purpose, intent or integrity of the zoning regulations and map.

This Order shall be subject to the following condition:

No neon or gas tube displays shall be located on the outside of the building nor shall any such displays, if placed inside the building, be visible from the outside.

BY ORDER OF THE D.C. BOARD OF ZONING ADJUSTMENT

ATTESTED:

By: James E. Bess  
JAMES E. BESS  
Secretary of the Board